

**Minutes**  
**Town of Lake Park, Florida**  
**Town Commission Meeting**  
**July 21, 7:30 p.m.**  
**Town Commission Chambers, 535 Park Avenue**

The Town Commission met for the purpose of a Regular Town Commission Meeting on Wednesday, July 7, 2004 at 7:30 p.m. Present were Mayor Castro, Vice-Mayor Balius, Commissioners Carey, Daly and Garretson, Town Manager Doug Drymon, Town Attorney Thomas Baird and Deputy Town Clerk Stephanie Thomas.

Mayor Castro led the Invocation.

Commissioner Garretson led the Pledge of Allegiance.

Deputy Town Clerk Stephanie Thomas performed the Roll Call.

**ADDITIONS/DELETIONS**

None.

**MOTION:**    **A motion was made by Vice Mayor Balius to approve the Agenda.**  
                  **Commissioner Daly made the second.**

Vote on Motion:

Commission Member	Yes	No	Other
Commissioner Garretson	X		
Commissioner Carey	X		
Commissioner Daly	X		
Vice Mayor Balius	X		
Mayor Castro	X		

Motion passed 5-0.

**PUBLIC COMMENT**

**The following person(s) addressed the Commission:**

*Richard Day, 1301 10<sup>th</sup> Street* inquired about the Lake Park Harbor Marina Restaurant Request for Proposals.

*Joy Domm, 761 Park Avenue* made comments pertaining to the Mos'Art Kelsey Club and the alcohol sales restrictions.

*Richard Ahrens, 1461 Kinetic Road* expressed concern with code violations as well as the crime on Park Avenue.

*John E. Jenkins, 1544 6<sup>th</sup> Street*, commented on the violent death of his son, Derrick Jenkins that took place in Venetian Isles and requested that the Town Commission do something about the violence.

### **CONSENT AGENDA**

Commission Meeting Minutes of July 7, 2004.

**MOTION:** A motion was made by Vice Mayor Balius to approve the Consent Agenda. Commissioner Garretson made the second.

Vote on Motion:

Commission Member	Yes	No	Other
Commissioner	X		
Commissioner Daly	X		
Commissioner Carey	X		
Vice Mayor Balius	X		
Mayor Castro	X		

Motion passed 5-0.

### **ORDINANCES ON FIRST READING**

#### **ORDINANCE NO. 14-2004**

**AN ORDINANCE OF THE TOWN COMMISSION OF THE TOWN OF LAKE PARK, FLORIDA, AMENDING THE CODE OF ORDINANCES OF THE TOWN OF LAKE PARK, CHAPTER 4, SECTION 4-1, ENTITLED "DEFINITIONS; AMENDING CHAPTER 4, SECTION 4-2, ENTITLED "DRINKING IN PUBLIC PLACES; AMENDING CHAPTER 4, SECTION 4-3, ENTITLED "SALE NEAR CHURCHES, SCHOOLS, ETC.; AMENDING CHAPTER 4, SECTION 4-5, ENTITLED "HOURS OF SALE; PROVIDING FOR SEVERABILITY; PROVIDING FOR CODIFICATION; PROVIDING FOR THE REPEAL OF LAWS IN CONFLICT; AND PROVIDING FOR AN EFFECTIVE DATE.**

**MOTION:** A motion was made by Vice Mayor Balius to approve the Ordinance No. 14-2004 Commissioner Garretson made the second.

Vote on Motion:

Commission Member	Yes	No	Other
Commissioner	X		
Commissioner Daly	X		
Commissioner Carey	X		
Vice Mayor Balius	X		
Mayor Castro	X		

Motion passed 5-0.

## RESOLUTIONS

### RESOLUTION NO. 38-07-04

**A RESOLUTION OF THE TOWN COMMISSION OF THE TOWN OF LAKE PARK, FLORIDA, AUTHORIZING THE TOWN MANAGER TO APPLY FOR THE 2004-2005 CULTURAL FACILITIES PROGRAM GRANT AND PROVIDING A FUNDING SOURCE FOR THE CULTURAL FACILITIES PROGRAM GRANT; PROVIDING FOR AN EFFECTIVE DATE.**

The Town of Lake Park will pay \$50,000.00 due to the improvements that have already been made to the Mirror Ballroom.

**MOTION:**     *A motion was made by Vice Mayor Balius to approve Resolution No. 38-07-04. Commissioner Garretson made the second.*

Vote on Motion:

Commission Member	Yes	No	Other
Commissioner Daly	X		
Commissioner Garretson	X		
Commissioner Carey	X		
Vice Mayor Balius	X		

Mayor Castro	X		
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Motion passed 5-0.

#### **RESOLUTION NO. 39-07-04**

**A RESOLUTION OF THE TOWN COMMISSION OF THE TOWN OF LAKE PARK, FLORIDA, AUTHORIZING AND DIRECTING THE MAYOR TO EXECUTE THE REDEVELOPMENT COMPETITIVE SUBGRANT AGREEMENT WITH PDR-CHIRAL, INC. AND TO PROVIDE \$25,000.00 IN MATCHING TOWN FUNDING; AND PROVIDING AN EFFECTIVE DATE**

**MOTION: A motion was made by Commissioner Carey to approve Resolution No. 39-07-04. Commissioner Daly made the second.**

Vote on Motion:

Commission Member	Yes	No	Other
Commissioner Daly	X		
Commissioner Garretson	X		
Commissioner Carey	X		
Vice Mayor Balius	X		
Mayor Castro	X		

Motion passed 5-0.

#### **RESOLUTION NO. 40-07-04**

**A RESOLUTION OF THE TOWN COMMISSION OF THE TOWN OF LAKE PARK, FLORIDA, AUTHORIZING AND DIRECTING THE MAYOR TO EXECUTE THE REDEVELOPMENT COMPETITIVE SUBGRANT AGREEMENT WITH OAKES PEE WEE ACADEMY, INC. AND TO PROVIDE \$8,674.63 IN MATCHING TOWN FUNDING; AND PROVIDING AN EFFECTIVE DATE**

**MOTION: A motion was made by Vice Mayor Balius to approve Resolution No. 40-07-04. Commissioner Garretson made the second.**

Vote on Motion:

Commission Member	Yes	No	Other

Commissioner Daly	X		
Commissioner Garretson	X		
Commissioner Carey	X		
Vice Mayor Balius	X		
Mayor Castro		X	

Motion passed 4-1.

**RESOLUTION NO. 41-07-04**

**A RESOLUTION OF THE TOWN COMMISSION OF THE TOWN OF LAKE PARK, FLORIDA, AUTHORIZING AND DIRECTING THE MAYOR TO EXECUTE THE REDEVELOPMENT COMPETITIVE SUBGRANT AGREEMENT WITH PAARIS GOURMET, INC. dba C'EST SI BON AND TO PROVIDE \$7,896.00 IN MATCHING TOWN FUNDING; AND PROVIDING AN EFFECTIVE DATE**

**MOTION: A motion was made by Vice Mayor Balius to approve Resolution No. 41-07-04. Commissioner Daly made the second.**

Vote on Motion:

Commission Member	Yes	No	Other
Commissioner Daly	X		
Commissioner Garretson	X		
Commissioner Carey	X		
Vice Mayor Balius	X		
Mayor Castro	X		

Motion passed 5-0.

Mayor Castro gave the dissenting vote on all of the following Resolutions in that he believes that the funds can be used to assist in funding Town projects. Commission Garretson communicated that although he voted in favor of the Redevelopment sub-grant agreements; he feels that more businesses can be assisted in the future with less money given to each entity.

## **DISCUSSION AND POSSIBLE ACTION:**

### ***Palm Beach County Sheriff's office presentation on communication enhancements for non-emergency dispatch services***

There was general consensus to allow this discussion item to be deferred to the August 4, 2004 Regular Commission Meeting.

### ***Resident boat ramp parking at the Lake Park Harbor-Marina***

*Mr. Dan Shalloway, Principle Engineer for Shalloway, Foy, Rayman and Newell (SFRN) Engineers, Surveyors and Mappers Consulting Firm, 815 2<sup>nd</sup> Street* recommended that the Town determine a set cost for six (6) parking spaces at the Marina. The spaces are to be purchased by residential property owners in the Town of Lake Park only and may include the launching fee for the year. At the time of purchase, the buyer will be issued a sticker that shall be placed on their personal vehicle.

After an in depth discussion, there was consensus to allow six parking spaces for town residents at the Lake Park Harbor-Marina.

### ***Second meeting date with Palm Beach Gardens to discuss Target project***

There was consensus to meet with the City of Palm Beach Gardens on September 7, 2004.

## **COMMENTS BY COMMISSION, TOWN MANAGER AND TOWN ATTORNEY**

### ***Mayor Castro***

Mayor Castro stated that he received a call from an Environmental Engineer from Riviera Beach, Florida. He stated that the person did not indicate who they were representing. Mayor Castro added that the gentleman inquired about the Town of Lake Park joining a Coalition in support of the Scripps project in Riviera Beach.

Mayor Castro expressed that he does not fully support the Scripps project in that it appears to displace some of the Riviera Beach residents. Mayor Castro indicated that to date he *has not* returned the call; however he would like to seek the consensus of the entire Commission before proceeding.

Mayor Castro gave staff direction to prepare a proclamation honoring the life and works of former Mayor, William Eugene Brant who served the Town of Lake Park in the 1960's.

### ***Vice Mayor Balius***

Vice Mayor Balius directed staff to prepare a proclamation to honor Town Clerk Carol Simpkins. He indicated that he does not want to see her leave, however he wishes her the best in her endeavors. He thanked Ms. Simpkins and Deputy Town Clerk Stephanie Thomas for the level of professionalism that is being provided through the office of the Town Clerk.

Vice Mayor Balius stated the need to have the campaign signs on Silver Beach Road removed. He also addressed concerns pertaining to parking in the driveways which blocks public sidewalks and newspaper racks in inappropriate places, such as the public parks.

***Commissioner Garretson***

Commissioner Garretson expressed his concerns as it pertains to accommodating each diverse group of individuals with something to do when they come to Lake Park. He stated the last few months have not been very good in the Town; however he feels that the events can take place in any other Town as well. He wants the citizens to be reassured that the Commission is on top of things by putting money into the budget that will afford the Town more officers.

***Commissioner Daly***

Commissioner Daly indicated that he was concerned about the Town's employees. He asked the Commission where employees go if they have a problem with the Town Manager and what must the Commission do to assure that morale is at its best. Commissioner Daly expressed his concern over losing employees and would like to see something happen to stop the turnover.

Mayor Castro indicated that is a direct violation of the Town charter for Commission members to speak directly to the employees pertaining to any personnel issues. He stated that the Commission should never become involved in personnel issues under any circumstances.

Mayor Castro gave direction to Town Manager Drymon to utilize his staff more. Mayor Castro stated that there needs to be more organization in the Town Manager's office. Mayor Castro recommended to Town Manager Drymon that he needs to adhere to the deadline for items to be submitted to the Office of the Town Clerk as it pertains to the preparation of the Agenda.

***Commissioner Jeff Carey***

Commissioner Carey inquired about the amount of revenue that was generated at the July 17, 2004 Public Auction. Public Works Director Paul Carlisle responded that the amount was estimated at \$2500.00.

***Town Manager Drymon***

Town Manager Drymon stated that the Target store owner requested that staff review the plans so that they can proceed with the construction of the project as soon as possible.

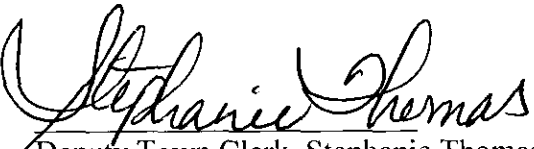
Mayor Castro responded in the positive; he stated that as long as the owner can pay for the initial review of the plans and cover any cost that may surface from associated review changes.

***Town Attorney Thomas Baird***

No Comments.

**ADJOURNMENT:**

There being no further business to come before the Commission, after a motion to adjourn by, Vice Mayor Balias seconded by Commissioner Garretson, and by unanimous vote, the meeting adjourned at 9:45 p.m.

  
\_\_\_\_\_  
Mayor Paul Castro  
\_\_\_\_\_  
Deputy Town Clerk, Stephanie Thomas

Approved on this 4<sup>th</sup> day of August 2004.





## Town of Lake Park Public Comment Card

Meeting Date: 7/21/04

**CARDS MUST BE SUBMITTED BEFORE THE ITEM IS  
DISCUSSED!**

**\*\*\*3 MINUTE TIME LIMITATION ON ALL COMMENTS\*\*\***

Name: Niane Munroe

Address: Hawthorne Dr

I would like to make comments on the following **AGENDA ITEM(S):**

Ordinance # 14-2004

I would like to make comments on the following **NON-AGENDA ITEM(S):**

**INSTRUCTIONS:** PLEASE FILL OUT THIS CARD, INCLUDING NAME AND ADDRESS, AND GIVE TO THE TOWN CLERK. THE MAYOR WILL CALL YOUR NAME WHEN IT IS TIME FOR YOU TO SPEAK. Comments must be limited to no more than three minutes per individual.



# Town of Lake Park Public Comment Card

Meeting Date:

①  
7/21/04

**CARDS MUST BE SUBMITTED BEFORE THE ITEM IS  
DISCUSSED!**

**\*\*\*3 MINUTE TIME LIMITATION ON ALL COMMENTS\*\*\***

Name:

**RICHARD DAY**

Address:

**1301 10th ST LAKE PARK**

*I would like to make comments on the following AGENDA ITEM(S):*

*I would like to make comments on the following NON-AGENDA ITEM(S):*

**MARINA RESTAURANT**

**INSTRUCTIONS:** PLEASE FILL OUT THIS CARD, INCLUDING NAME AND ADDRESS, AND GIVE TO THE TOWN CLERK. THE MAYOR WILL CALL YOUR NAME WHEN IT IS TIME FOR YOU TO SPEAK. Comments must be limited to no more than three minutes per individual.



## Town of Lake Park Public Comment Card

Meeting Date: \_\_\_\_\_

**CARDS MUST BE SUBMITTED BEFORE THE ITEM IS  
DISCUSSED!**

**\*\*\*3 MINUTE TIME LIMITATION ON ALL COMMENTS\*\*\***

Name: Joel Dorn

Address: 761 PARK AVE

I would like to make comments on the following AGENDA ITEM(S):

I would like to make comments on the following NON-AGENDA ITEM(S):

public comment

**INSTRUCTIONS:** PLEASE FILL OUT THIS CARD, INCLUDING NAME AND ADDRESS, AND GIVE TO THE TOWN CLERK. THE MAYOR WILL CALL YOUR NAME WHEN IT IS TIME FOR YOU TO SPEAK. *Comments must be limited to no more than three minutes per individual.*



## Town of Lake Park Public Comment Card

3

Meeting Date: \_\_\_\_\_

**CARDS MUST BE SUBMITTED BEFORE THE ITEM IS  
DISCUSSED!**

**\*\*\*3 MINUTE TIME LIMITATION ON ALL COMMENTS\*\*\***

Name: RICHARD C. ARENS

Address: 1461 KINETIC RD

I would like to make comments on the following AGENDA ITEM(S):

I would like to make comments on the following NON-AGENDA ITEM(S):

Park Avenue Problems, code violations

**INSTRUCTIONS:** PLEASE FILL OUT THIS CARD, INCLUDING NAME AND ADDRESS, AND GIVE TO THE TOWN CLERK. THE MAYOR WILL CALL YOUR NAME WHEN IT IS TIME FOR YOU TO SPEAK. *Comments must be limited to no more than three minutes per individual.*



## Town of Lake Park Public Comment Card

Meeting Date: 09-21-09

**CARDS MUST BE SUBMITTED BEFORE THE ITEM IS  
DISCUSSED!**

**\*\*\*3 MINUTE TIME LIMITATION ON ALL COMMENTS\*\*\***

Name: John E. Jenkins

Address: 1544 6th St. W.P. Beach 33401

I would like to make comments on the following AGENDA ITEM(S):

Gun Violence

I would like to make comments on the following NON-AGENDA ITEM(S):

Gun Violence

**INSTRUCTIONS:** PLEASE FILL OUT THIS CARD, INCLUDING NAME AND ADDRESS, AND GIVE TO THE TOWN CLERK. THE MAYOR WILL CALL YOUR NAME WHEN IT IS TIME FOR YOU TO SPEAK. *Comments must be limited to no more than three minutes per individual.*

**Ballot**  
**Board Member Appointment**  
**Commission Meeting of**  
**July 7, 2004**

*Carey*

\_\_\_\_\_  
**Mayor/Commissioner**

The following positions are vacant:

Regular Member of the Tree Board

Appointment of:

Merilee Tutcik

Yes ☒ \_\_\_\_\_

No \_\_\_\_\_

# Ballot

Board Member Appointment  
Commission Meeting of  
July 7, 2004



\_\_\_\_\_  
Mayor/Commissioner

The following positions are vacant:

Regular Member of the Tree Board

Appointment of:

Merilee Tutcik

Yes 

No \_\_\_\_\_

**Ballot**  
**Board Member Appointment**  
**Commission Meeting of**  
**July 7, 2004**

  
\_\_\_\_\_  
Mayor/Commissioner

The following positions are vacant:

Regular Member of the Tree Board

Appointment of:

Merilee Tutcik

Yes ☒ No ☐



**Ballot**  
**Board Member Appointment**  
**Commission Meeting of**  
**July 7, 2004**

Garretson  
**Mayor/Commissioner**

The following positions are vacant:

Regular Member of the Tree Board

Appointment of:

Merilee Tutcik

Yes ☒

No ☐

**Ballot**  
**Board Member Appointment**  
**Commission Meeting of**  
**July 7, 2004**

  
\_\_\_\_\_  
**Mayor/Commissioner**

The following positions are vacant:

Regular Member of the Tree Board

Appointment of:

Merilee Tutcik

Yes \_\_\_\_\_

No ☒ \_\_\_\_\_

# LAKE HARBOUR TOWERS EAST

*Condominium Association, Inc.*

801 LAKE SHORE DRIVE • NO. 115 • LAKE PARK, FLORIDA 33403

To: Lake Park Town Manager  
& Commissioners

From: Residents

Re: Stewart Toyoto / East Jasmine Drive / Journey's Inn Sale

It has been brought to our attention that Stewart Toyoto is requesting your consideration of gaining ownership of E. Jasmine Dr. and purchasing Journey's Inn for a possible boat & trailer parking and storage area.

We would like to see this tabled until there is a more concrete plan. We would also like more time to consider this matter.

Residents of Lake Harbour Towers East

Marilyn Fry  
Paul Sohn  
Vivian Mitchell  
Mrs. & Mr. Louis F. Greppia  
Selen Browder  
Evelyn L. Parker  
Elise Bedle  
Jean Hines  
Lee Venable  
Anna-Lisa Wilson  
Vicki Andrade  
Ali Rexness

Don J. Bates

William H.

Robert Rym

John M. Minganell

Anthony Zambello

Nancy E. Salomee

Shirley S. Herabko

Joan H. Kuapp

Dore H. Schmitt

George Gerson

Quint Allen

Bill Hines

Timothy Hines

not page

# LAKE HARBOUR TOWERS EAST

*Condominium Association, Inc.*

801 LAKE SHORE DRIVE • NO. 115 • LAKE PARK, FLORIDA 33403

*John M. Harris*  
*Sharon Jambello*

*J. Ann Dall*  
*Marie Nette*  
*H. Harris*

*Carmela Hughes*

*Paul + Joan Hughes*

*June van Duyk*  
*Connett. Singer*

*Elizabeth H. Warner*

*Mike Hughes*  
*Jack Mathews*  
*Gilbert Mathews*

*Robert Levine*

*Rose Quicke*  
*Norway Quicke*

*Al Williams*  
*Clare Robinson*

**JORGE QUINTERO**  
**301 Lake Shore Drive, Apt 211**  
**Lake Park, Florida 33403**

Honorable Mayor and Town Commission  
Town of Lake Park, Florida

July 7, 2004

Mr. Mayor and Members of the Commission:

I have had the opportunity to review the landscape plan proposed by Calvin Giordano and Associates for the Lake Park Marina and have several comments and suggestions.

**1) Lake Shore Drive**

The current plan proposes Silver Buttonwoods and clusters of Sable Palms within the Lake Shore Drive center median. This will very quickly create a landscape barrier that will block the view of the marina from homes and condominiums located west of the Lake Shore Drive.

Recommendations: Instead, I suggest replacing the Silver Buttonwoods and Palm clusters with smaller flowering trees that can be maintained to a moderate size such a Dessert Cassia. Also consider replacing the proposed Royal Palms along Lake Shore Drive with Coconut Palms, as are used at Sailfish Marina, which should be less expensive and will evoke a more casual, tropical feeling. This is what I had shown on my proposal for improvements to Lake Shore Drive which the Commission approved earlier this spring.

**2) Main Entry (North Basin)**

The four Date Palms proposed in the median at the entry are shown planted on the sides of the center swale located within that median. This will not only look odd, but I question the wisdom of planting large Date Palms on a 4' wide bank with a 4 to 1 slope.

Recommendation: Instead of four Date Palms, I suggest placing just one Date Palm at the eastern end of the median. These are impressive (and expensive) trees and one will suffice as an entry statement. To do this, you will need to shorten the swale just enough to allow the Date Palm to be centered at the end of the median on flat ground. The reduction in the detention capacity of the swale will be minimal and can be easily offset by slightly expanding the main detention area within the peninsula. On the eastern end of the median, a small Pygmy Date Palm (*Phoenix Roebelenii*) could be used. At \$3,000-\$4000 per Date Palm, the elimination of three date palms would result in significant savings that can be used to augment landscape materials elsewhere on the site.

### **3) 50' Drainage Easement**

a) Along the 50' park and drainage easement separating the Marina from the 301 Building the landscape plan proposes to locate four Gumbo Limbo Trees. Gumbo Limbo's get very large, with heights as great as 60' with equal to or wider spread. This will eventually block the waterfront view of most of the condominiums facing the marina.

Recommendation: Instead, I suggest replacing the Gumbo Limbo's with Coconut Palms, which will have minimal effect on residential views, yet provide a very lush, tropical setting.

b) Also, there are a total of six existing Mahogany trees located within the 50' Park and Drainage Easement that are proposed to remain on the plan. For the most they are in poor condition. More importantly, they are planted directly over a concrete drainage pipe and will likely damage the pipe over time, if they haven't done so already.

Recommendation: I suggest removing or relocating the six Mahogany Trees.

### **4) Center Detention Area**

a) A total of 14 Gumbo Limbo trees are proposed adjacent to and around the main detention basin within the peninsula. As previously mentioned, these trees will grow very large and will eventually create a landscape screen that will hide the view of the waterfront from Lake Shore Drive and those homes and condominiums located there. In the meantime, however, the relatively small size of the trees (12'-14' with 3" calipers) will have little impact on this rather large area.

Recommendation: I suggest replacing the proposed Gumbo Limbo with clusters of tall sable palms of staggered heights of 16'-24'. This will have greater impact from the start but will maintain visibility to the waterfront over the long term.

b) Also, two Date Palms are proposed at either end of center detention area. These locations seem unwarranted for such an expensive tree.

Recommendation: I suggest replacing these two Date Palms with Sable Palm clusters as suggested for the rest of the center detention area and use the savings for upgrades elsewhere.

### **5) Dockmaster Building Arrival Court**

The landscape plans proposes a Spineless Yucca within the circular planter in the arrival court of the Dockmaster Building. This seems a rather lowly plant for the significance of that location.

Recommendation: Here, I believe, would be a better location for one of the Date Palms I suggested eliminating elsewhere from the plan.

## **6) Dockmaster Building**

- a) There are no foundation plantings indicated on water side of the dockmaster building.
- b) The plan is proposing only a 5' walkway on the water side of the Dockmaster building, with sod every where else.

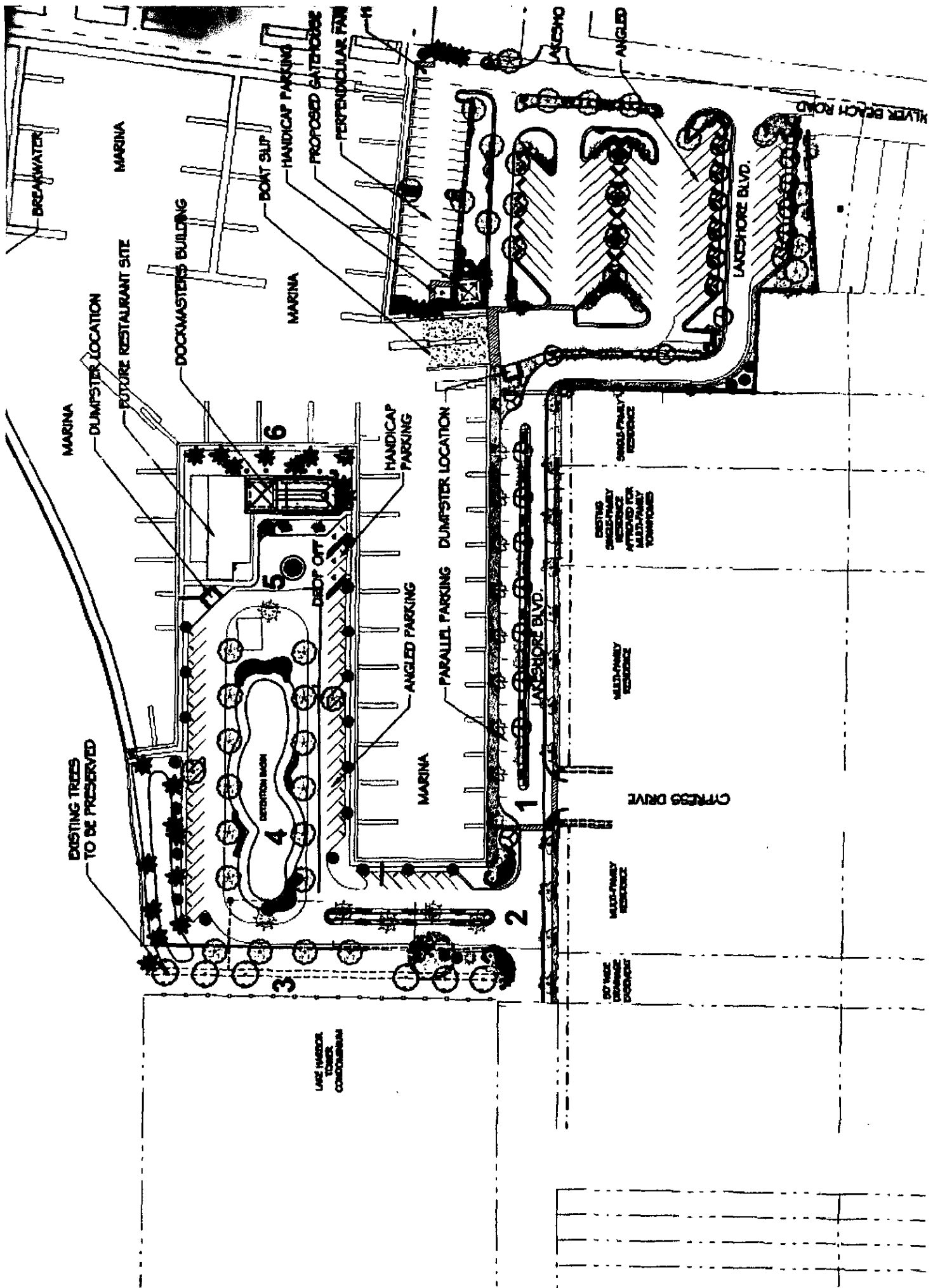
Recommendation: I suggest revising the water side planting plan for the dockmaster building to incorporate brick pavers and foundation planters that would create a more comfortable and functional pedestrian environment. Also, it is not clear how the change in elevation between the building and the docks is being dealt with.

Thank you for the opportunity to provide my comments and suggestions.

Sincerely,

*Jorge Quintero*

Jorge Quintero



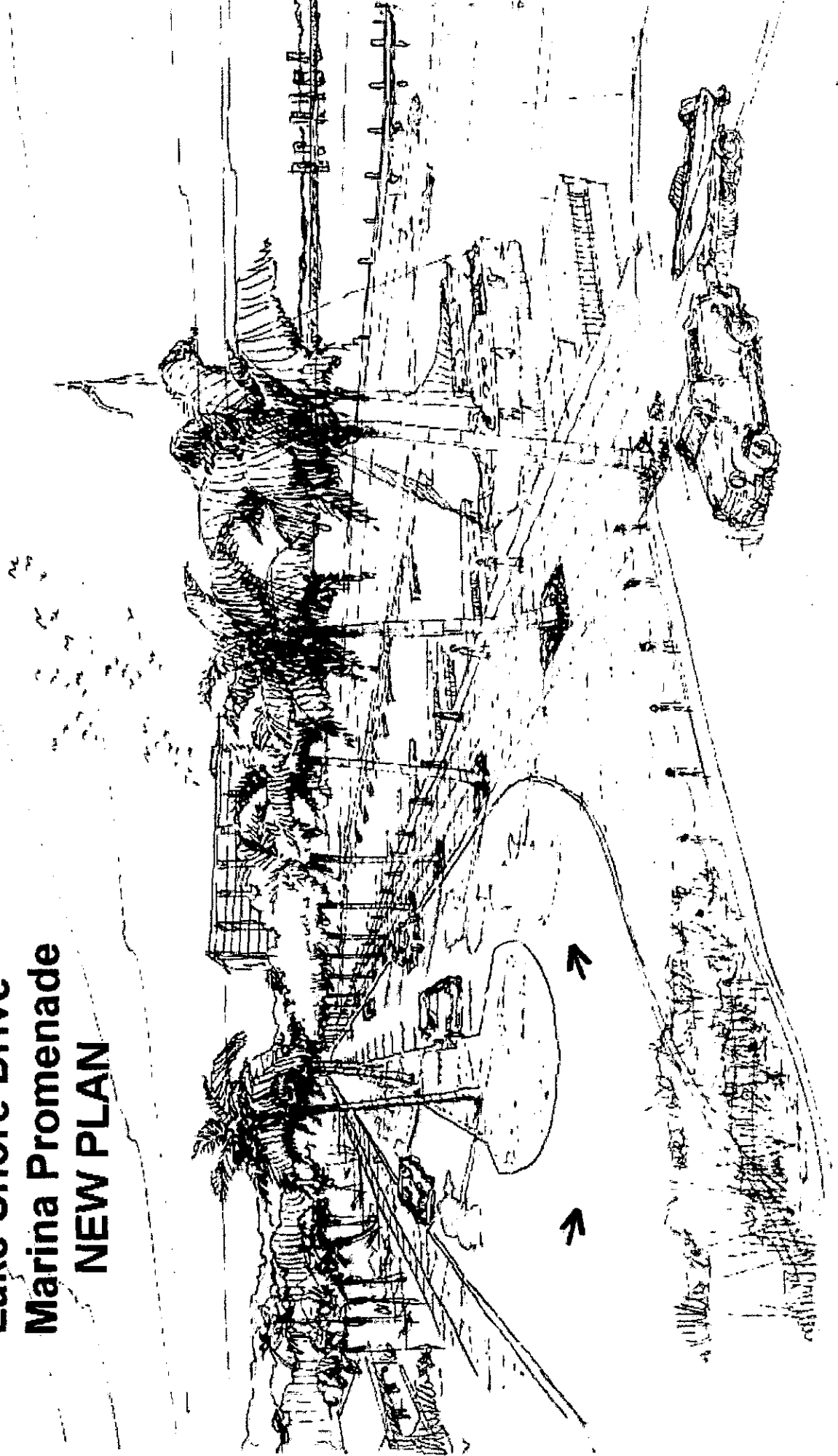




Desert Cassia

# Lake Shore Drive Marina Promenade NEW PLAN

↑ N



1.6.2004 6:30 PM

Revised 05/15/04 with 10' median



GUMBO LIMBO

## LAKE PARK MARINA

### MARINA CONCEPTS:

- Create a recognized municipal marina facility.
- Create a public/civic space which may be used for other functions; festivals, etc.
- Marina as a Town "Centerpiece/Showplace".
- Southern link in park network along Intra-coastal Waterway (Kelsey and Lake Shore Parks).

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## LAKE PARK MARINA

### LANDSCAPE CONCEPTS:

- Salt Tolerant Plant Materials
- Lower Maintenance Vegetation
- Proven Performers in Locale or Region
- Handle Climate Variations.
  - (Handle Drought and periodic Inundations of water)
- Showy, Flowering Vegetation.
- Satisfies Landscape Code Requirements.
- Landscape should make an immediate Impact.

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## LAKE PARK MARINA

### PLANT SELECTION:

- TREES:
  - Gumbo Limbo
  - Silver Buttonwood
  - Pigeon Plum
  - Plumena rubra




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## LAKE PARK MARINA PLANT SELECTION:

### ■ PALMS:

- Coconut Palm
- Date Palm
- Royal Palm
- Cabbage Palm
- Saw Palmetto




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## LAKE PARK MARINA PLANT SELECTION:

### ■ ACCENTS:

- Century Plant
- Crinum Lily
- Spineless Yucca
- Spanish Dagger
- Coontie




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## LAKE PARK MARINA PLANT SELECTION:

### ■ SHRUBS:

- |                      |                          |
|----------------------|--------------------------|
| ▫ Marberry           | ▫ Blue Pacific Juniper   |
| ▫ Sea Daisy          | ▫ Dwarf Oleander         |
| ▫ Red Tip Cocoplum   | ▫ Devil's Herb           |
| ▫ Florida Privet     | ▫ Beach Naupaka          |
| ▫ Natal Plum         | ▫ Variegated Pittosporum |
| ▫ Beach Sunflower    | ▫ Sea Purslane           |
| ▫ Stokes Dwarf Holly | ▫ Dwarf Jasmine          |

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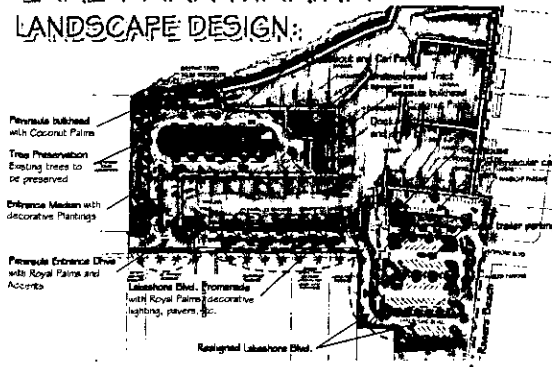
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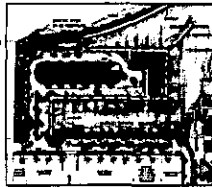
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## LAKE PARK MARINA LANDSCAPE DESIGN:



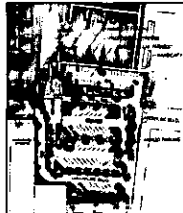
## LAKE PARK MARINA NORTH MARINA FEATURES:

- Lakeshore Blvd. Promenade
  - Royal Palms, decorative lighting and paving
  - Buttonwood, Lushai Palms and Chym Lily in median
- Peninsula Entrance Drive
  - Royal Palms and flowering shrubs
  - Lushai Palms with accent shrubs in median
  - Marine grade quality, healthy trees
- Peninsula Bulkhead
  - Naturalized planting of Coconut Palms
  - F-yeon Palm trees planted adjacent to walkway
- Dock master's Building/Drop Off
  - Variety of decorative foundation plantings
  - Shrubs and accent plants enhance and reinforce architecture
- Roundabout/Parking
  - Agave Yucca with understory planting as a focal feature
  - Curbo Limbo at exterior of parking area
  - Date Palms used to reinforce sight line



## LAKE PARK MARINA SOUTH MARINA FEATURES:

- Lakeshore Blvd. Realignment
  - Landscaped visual terminus heading south and north
  - Silver Buttonwood along southern leg of roadway
  - Lushai buffer planting adjacent to other uses
- Perpendicular Parking
  - Visual interest at either end of car park
  - F-yeon Palm trees planted at periphery of parking
  - Curbo Limbo in parking islands
- Boat/Trailer Parking Area
  - Depressed islands with naturalized landscape
  - Curbo Limbo trees planted in landscape diamonds
  - Cabbage Palms flank sides of depression
- Gatehouse
  - Foundation plantings with flowering groundcovers
  - Planting to screen lift station and soften transition into detention areas



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## ■ QUESTIONS/COMMENTS

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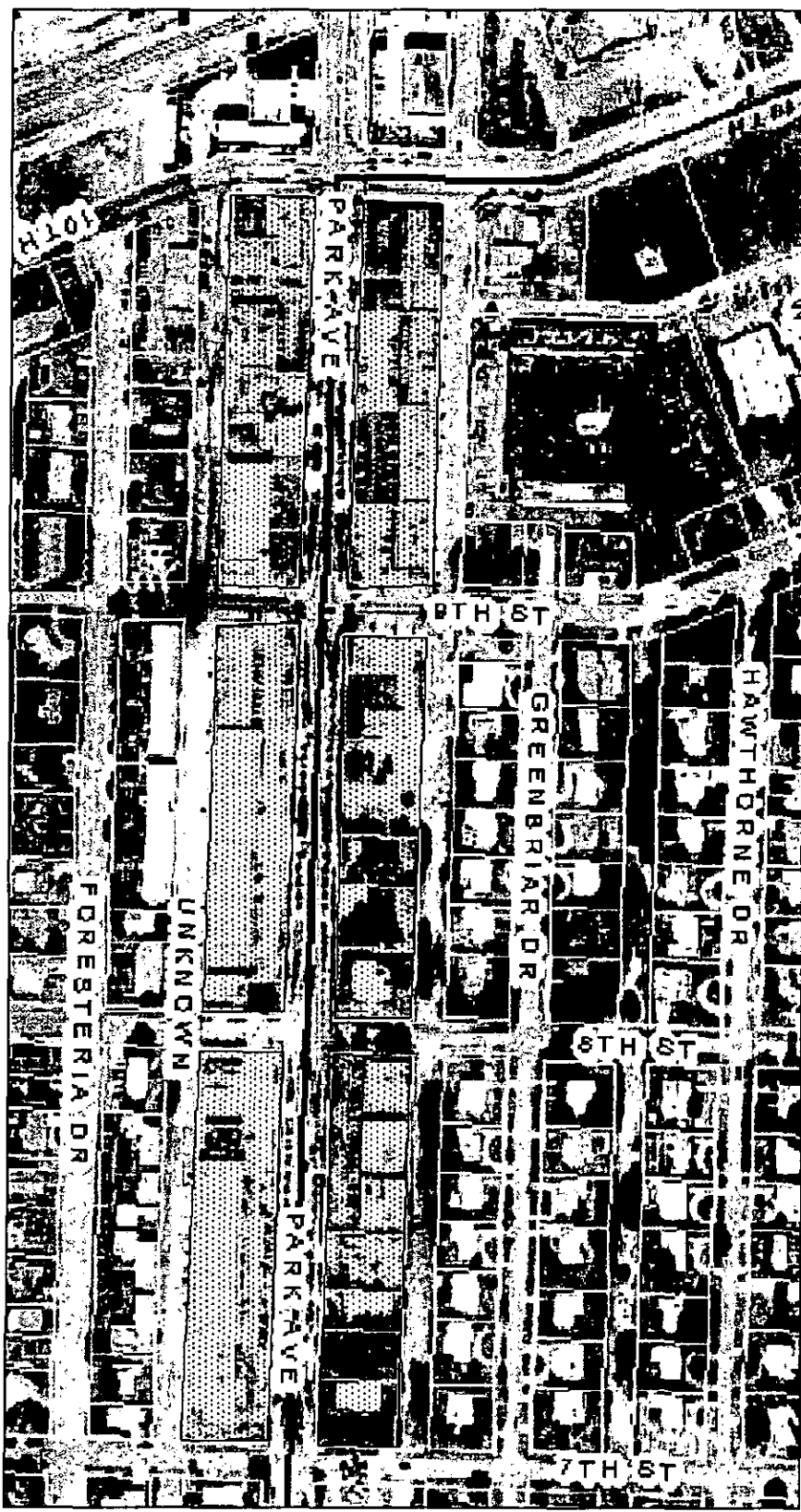
# PADDID

July 7, 2004





PADD



# Lake Park PADD Parking Code

## 15(a) Parking and Loading requirements

Parking and loading requirements for all uses with the PADD are establishing by Table 32-50-4. As provided in section 32-5-(12), the Town Commission may grant a waiver for the required number of parking and loading spaces.

## 15(c) Shared parking.

The Town Commission may, as part of an approval of a new of expanded use, new construction, substantial renovation, or alteration or expansion of an existing site, approve the use of shared parking to reduce overall parking requirements. The basis for ap

1) Use of a building or structure for two or more uses, which process complementary, rather than competing, peak hours of usage.

2) Preparation, in a professionally accepted manner, of a shared parking study by a qualified professional engineer, architect or planner.

3) Execution of an agreement, in a form acceptable to the Town, between the owners and tenants of buildings or structures affected by the shared parking. This agreement shall include the following:

a) Provide the town a means to re-address the shared parking in the event future parking problems or changes in use occur.

b) Provide a legal description of the land and structures affected.

c) Provide for a term of at least 5 years.

d) Provide a site plan to indicate uses, hours of operation, parking, etc. and assure the availability of all parking spaces affected by the agreement.

4) The amount of parking provided pursuant to a shared parking agreement shall be determined as follows:

a) Multiply the individual uses by the minimum required parking percentages per time period as contained in the 5 vertical columns of table 32-50-5

b) Add the sum of the calculations.

c) The required parking is the largest number of spaces resulting, comment calculations.

# Lake Park PADD Parking Code

## (cont'd)

### 15(d) Off-site Parking

The Town Commission may, as part of an overall approval of new construction, substantial renovation, alteration or expansion of an existing site, or change in use of a new or existing site, approve the use of off-site parking to comply with parking requirements.

- 1) Location of off-site parking within the Park Avenue Downtown District or any property within the following zoning districts:
  - a) Business District C-1
  - b) Business District C-2
  - c) Business District C-4
  - d) Campus Light Industrial and Commercial District CLIC
- 2) Off-site parking shall not be permitted in any residential zoning district.
- 3) Execution of an agreement, in a form acceptable to the town, between the owners and tenants of buildings or properties affected by the parking. This agreement shall include the following:
  - a) Clearly identify the number and location of parking spaces included within the agreement.
  - b) Provide the town a means to re-address the off-site parking in the event future parking problems or change in use.
  - c) Provide a legal description of the land and structures affected.
  - d) Provide a site plan to indicate how the off-site parking is to be located on the site, including affected landscaping, lighting, etc.
  - e) Provide for a term of at least 5 years.
  - f) Assure the availability of all parking spaces affected by the agreement
  - g) Provide a survey or other acceptable documentation indicating the off-site parking spaces are within a least 600 lineal feet of the affected use.
  - h) Provide a statement, if necessary, indicating manner in which the off-site parking agreement will not adversely affect the use of parking spaces by the principal use of the property.

# Lake Park PADD Parking Code

## (cont'd)

Following Changes to Current Parking Table 32-50-4: Required Parking and Loading Spaces

Use Category	Parking Spaces	Loading Spaces Required
Residential	1.25 per unit	None
Business and Professional Offices	1 per 500 s/f	1 per 10,000 s/f
Personal Services	1 per 500 s/f	1 per 10,000 s/f
Outdoor Display	None	None
Outdoor Restaurant Seating	None (if less than 25% of total seating area)	None
Restaurants	1 per 3 seats, plus 1 per 2.2 lineal feet of	1 per 5,000 s/f
Retail and Commercial	1 per 500 s/f	None

# Lake Park PADD Parking Code (cont'd)

Following Changes to Current Parking Table 32-50-5: Required Loading Calculation

Use	Weekday: Midnight to 6:00am	Weekday: 9:00am to 4:00pm	Weekday: 6:00pm to Midnight	Weekend: 9:00am to 4:00pm	Weekend: 6:00pm to Midnight
Residential	100%	60%	90%	80%	90%
Office	5%	100%	10%	10%	5%
Commercial and Retail	5%	70%	90%	100%	70%
Hotel	80%	80%	100%	80%	100%
Restaurant	10%	50%	100%	50%	100%
Entertainment	10%	40%	100%	80%	100%
Others	100%	100%	100%	100%	100%

## Proposed PADD Window Signage

Options	Sign Type	Max. Number	Content	Max. Area (sign face)	Lettering	Other Limits
1	Window sign	1 per tenant, business, or bay	Street address, logo, name of business or occupant.	lesser of 100 s/f or 20% gross glass area		5% max. of total glass area allowed for name, hours, open/closed, credit cards and phone numbers.
			logo symbol for the business	max. 50% of allowable sign area		15% max. of glass area for good and services
						Signs must be permanent
						Any sign 1' from window visible from outside is considered in calculation
						Glass doors are considered in calculation
						May be integrated into another sign but cannot exceed permitted size

## Proposed PADD Window Signage

2	Window sign	Street address, logo, name of business or occupant.	all signs may not exceed 25% of the total window area per window, including multiple signs per window.			no flashing strobe lights are permitted in all windows
	Interior				lettering no more than 8" high	sign within 10' of window shall be professionally drawn or constructed
	Exterior					Max. of 4 colors  non-illuminated  may be constructed of individual letter or logos
			logos max. 4 s/f		lettering no more than 8" high	individual letters must be white vinyl
						logos only have 3 colors
						signs may not state price
						signs may not cover any divider between individual panels in a window
						signs must maintain in their original aesthetic appearance
	illuminated (including neon)	1 per tenant, business, or bay	sign max. 2 s/f		lettering max. 12" high	max. of 3 colors

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Proposed PADD Wall Signage						
Options	Sign Type	Max. Number	Content	Max. Area (sign face)	Lettering	Other Limits
1	Wall sign (front)	1 sign per business per street frontage with a max. of 2 signs per business	Street address and/or name of business or occupant or logo.	1 s/f per 1 1/2 x the length of tenant bay frontage		
	Wall sign (overall)			Max. height is 6' below roof at sign location or 18 ft. max. height on up to 2 story		shall not cover or partially cover a required wall opening  shall not project more than 18" from the building  must be mounted flush with wall  1st floor location only 3' min. between wall signs wall signs shall not exist with projecting signs  wall signs shall not exist with projecting signs



## Proposed PADD Wall Signage

2	Wall sign	max. 1 per 1st floor store front	Street address and/or name of business or occupant or logo.	max. 50% of length of storefront, not to exceed 20'	all signs shall comply with applicable building codes
				max. height is 18"	all signs shall be designed as an integral part of the total building or project.
					all signs for a single-tenant building shall contain no more than 4 different colors (including background color) consistent with the surrounding architectural standards.
					White, black, and different shades of the same color shall be considered separate colors.
					Color samples must be submitted with any application for sign review.

# Historic Home Designations

515 Evergreen Dr. &

324 Hawthorne Dr.

July 7, 2004

# Site Location

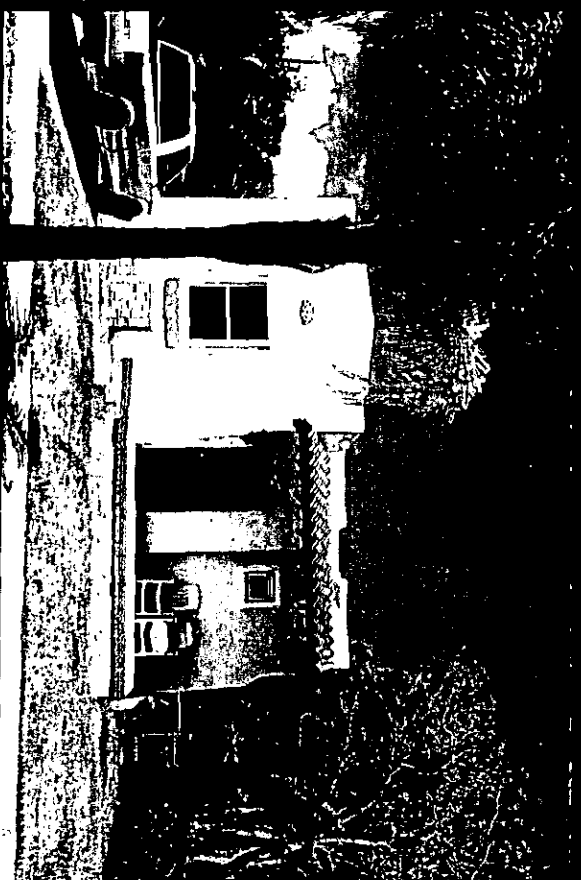


515 Evergreen Dr.

324 Hawthorne Dr.



# 515 Evergreen Drive



*Date taken 4-16-04*

# 324 Hawthorne Drive



Date taken 4-16-04

# Historic Significance

- Both homes built in the 1920's.
- Survived the Storm of 1928.
- Consistent with the architecture of time period.
- Represent a symbol of the Town's past.

# Recommendation

- Staff is supportive of the owner initiated historic designations for both 515 Evergreen Drive and 324 Hawthorne Drive.
- The Planning and Zoning Board sitting as the Historic Preservation Board also recommended approval of the Historic Designation for both structures.

**HISTORIC****Chapter 34 HISTORIC PRESERVATION\***

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**\*Charter references:** General powers, art. V; duties of certain town officials, art. IX.

**Cross references:** General provisions, ch. 1; administration, ch. 2; buildings and building regulations, ch. 7; zoning, ch. 32; land development regulations, ch. 33.

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Sec. 34-1. Short title.  
Sec. 34-2. Declaration of legislative intent.  
Sec. 34-3. Scope of regulations.  
Sec. 34-4. Definitions.  
Sec. 34-5. Historic preservation board--Created and established.  
Sec. 34-6. Same--Members.  
Sec. 34-7. Organization.  
Sec. 34-8. Rules and regulations.  
Sec. 34-9. Powers and duties.  
Sec. 34-10. Designation process and procedure.  
Sec. 34-11. Application for certificate of appropriateness.  
Sec. 34-12. Variances.  
Sec. 34-13. Maintenance of designated properties.  
Sec. 34-14. Certificates to dig.  
Sec. 34-15. Appeals.  
Sec. 34-16. Penalties.  
Sec. 34-17. Incentives.  
Sec. 34-18. Tax exemptions for historic properties.

**Sec. 34-1. Short title.**

This chapter shall be known and may be cited as the "Town of Lake Park Historic Preservation Ordinance."

(Ord. No. 6-1998, § I, 7-1-98)

**Sec. 34-2. Declaration of legislative intent.**

It is hereby declared as a matter of public policy that the protection, enhancement and perpetuation of properties of historical, cultural, archeological, aesthetic and architectural merit are in the interests of the health, prosperity and welfare of the people of Lake Park. Therefore, this chapter is intended to:

- (1) Effect and accomplish the protection, enhancement and perpetuation of buildings, structures, improvements, landscape features and archeological resources of sites and districts which represent distinctive elements of the town's cultural, social, economic, political, scientific, religious, prehistoric and architectural history;
- (2) Safeguard the town's historical, cultural, archeological and architectural heritage, as embodied and reflected in such individual sites, districts and archeological zones;
- (3) Foster civic pride in the accomplishments of the past and maintain examples of quality structures for the future, and



- (4) Protect and enhance the Town's attraction to visitors and the support and stimulus to the economy thereby provided; and
- (5) Promote the use of individual sites and districts for the education, pleasure and welfare of the people of the Town of Lake Park.

(Ord. No. 6-1998, § 1, 7-1-98)

### **Sec. 34-3. Scope of regulations.**

(a) This chapter is intended to and shall govern and be applicable to all property located in the incorporated town limits of Lake Park, Florida. Nothing contained herein shall be deemed to supersede or conflict with applicable building and zoning codes. Provisions contained herein shall be cumulative and read in conjunction with other provisions of the Town of Lake Park Code.

(b) The **Historic** Preservation ordinance shall be filed, and it shall address the following sections: The establishment of an **historic** preservation board with powers and duties; the creation of a process to designate individual sites, districts and archeological zones; a process of review of certificates of appropriateness and certificates to dig; and an appeal process. The town shall also submit the proposed ordinance to the National Register of **Historic** Places for certification by the National Register to be eligible for the 1981 Economic Recovery Tax Act as amended.

(Ord. No. 6-1998, § 1, 7-1-98)

### **Sec. 34-4. Definitions.**

As used in this chapter, the following words and phrases shall have the meanings indicated:

*Archeological zone* means an area designated by this chapter which is likely to yield information on the history and prehistory of Lake Park based on prehistoric settlement patterns in Lake Park as determined by the results of the Lake Park **historic** survey. These zones will tend to conform to natural physiographic features which were the focal points for prehistoric and **historic** activities.

*Certificate of appropriateness* means a certificate issued by the **historic** preservation board permitting certain alterations or improvements to a designated individual site or property in a designated district.

(1) *Regular certificate of appropriateness* means a regular certificate of appropriateness shall be issued by the staff of the **historic** preservation board, based on the guidelines for preservation approved by the board.

(2) *Special certificate of appropriateness* means that for all applications for a special certificate of appropriateness involving the demolition, removal, reconstruction or new construction at an individual site or in a district, a special certificate of appropriateness is required that is issued directly by the board.

*Certified local government* means a government satisfying the requirements of the United States National **Historic** Preservation Act Amendments of 1980 (P.L. 96-515) and the implementing of regulations of the U.S. Department of the Interior and the State of Florida. A government which is certified will review all nominations to the National Register of **Historic** Places within its jurisdiction prior to reviews at the state and federal levels.

*Certificate to dig* means a certificate that gives the board's permission for certain digging